



## Project Information

## Boeingavenue

Boeingavenue 8  
Schiphol-Rijk

To let

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## Office space at RichPort Park in Schiphol-Rijk

### Boeingavenue 8, Schiphol-Rijk

#### Project description

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Modern office space of approx. 1,730 sq m divided over the first and second floor. The building is located next to the Radisson Blu hotel with various meeting and restaurant facilities. The building has a very spacious, bright entrance hall with an atrium and an area for general use. The large windows provide the offices with a lot of daylight. The building has a private parking garage with charging stations for electric cars and a parking deck in front of the building.

RichPort Park Schiphol-Rijk is an office park in a very well-kept environment with spacious water features and associated green areas. Several hotels are situated at the park, including the Radisson Blu, which includes several meeting facilities and a bar/restaurant. The hotels have shuttle busses from and to Schiphol Airport. Furthermore, CompaNanny is located nearby, which provides a nursery and day-care facility outside of school hours [compananny.nl](http://compananny.nl). The park has a park management organisation. Characteristic of this organisation is the coordinated, joint use of several facilities on the business park. Services such as maintenance of public and private grounds, green areas, water features, and security are taken care of by the park management on behalf of the Cooperation.

#### Location

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The business park is located close to the exit of the A44/A4/A5 highway to Amsterdam, Haarlem, The Hague and Rotterdam and the N201. The location is also easily accessible from the A9 highway and Amstelveen. Schiphol Airport and the train station of Hoofddorp are only a few minutes away by car or public transport. Public transport to and from RichPort Park Schiphol-Rijk is operated by Connexion and R-Net. At the entrance of de park (Fokkerweg/Kruisweg crossing), within close proximity to the offices situates the "junction Schiphol Zuid" where the busses have a frequency of every 7 minutes during rush hour, and every 15 minutes outside of rush hour. With the Connexion circle line 180/181, the R-Net bus line 340 and the regular bus line the entire region of Schiphol, Amsterdam and Hoofddorp is reachable. For detailed information, go to [connexion.nl](http://connexion.nl).

#### Surface area

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The total surface area of the building is approx. 4,300 sq m, of which the following spaces are available:

1 <sup>st</sup> floor	approx. 750 sq m (entire floor)
2 <sup>nd</sup> floor	<u>approx. 980 sq m</u> (entire floor)
Total	approx. 1,730 sq m

Partial letting is possible starting from approx. 350 sq m.

## Parking

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For the offered office space sufficient parking places are available (divided over the parking garage and the parking deck, both closed off with a barrier) based on the parking norm of 1 parking place per approx. 50 sq m rented office space.

## State of delivery

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The building/office space features include:

- representative entrance with atrium;
- windows that open;
- two elevators;
- security system;
- new suspended ceilings with LED lighting;
- peak cooling;
- sanitary facilities;
- pantry on each floor;
- solar glazing;
- access control system with key cards.

Several archive spaces are available in the basement.

The building is provided with energy label A.

Turn-key delivery for the office space is possible in consultation with lessee.

## Rental price

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The rental price for the office space is € 130 per year excluding VAT and service charges.

The rent for the parking places is € 900 per place per year excluding VAT.

Lessor and lessee explicitly declare that in determining the rent, the rent level is based on the starting point that lessee will permanently utilise a minimum percentage as determined by law (or at a later stage to be determined) of the leased space for purposes giving right to VAT deductions, so that taxed rent may be opted for.

## Service charges

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The service charges are € 50 per sq m per year excluding VAT as an advance payment with a settlement based on actual cost, including the use of electricity in the rented space.

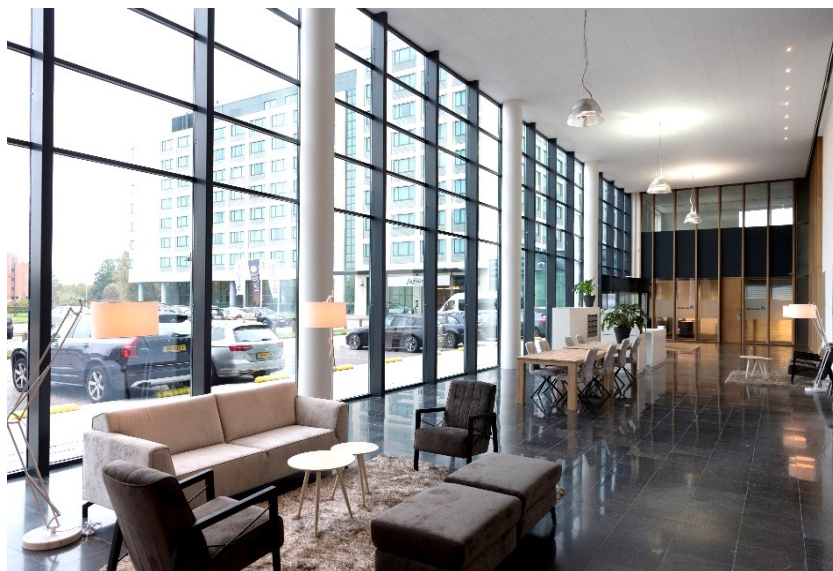
## Acceptance

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To be agreed upon.

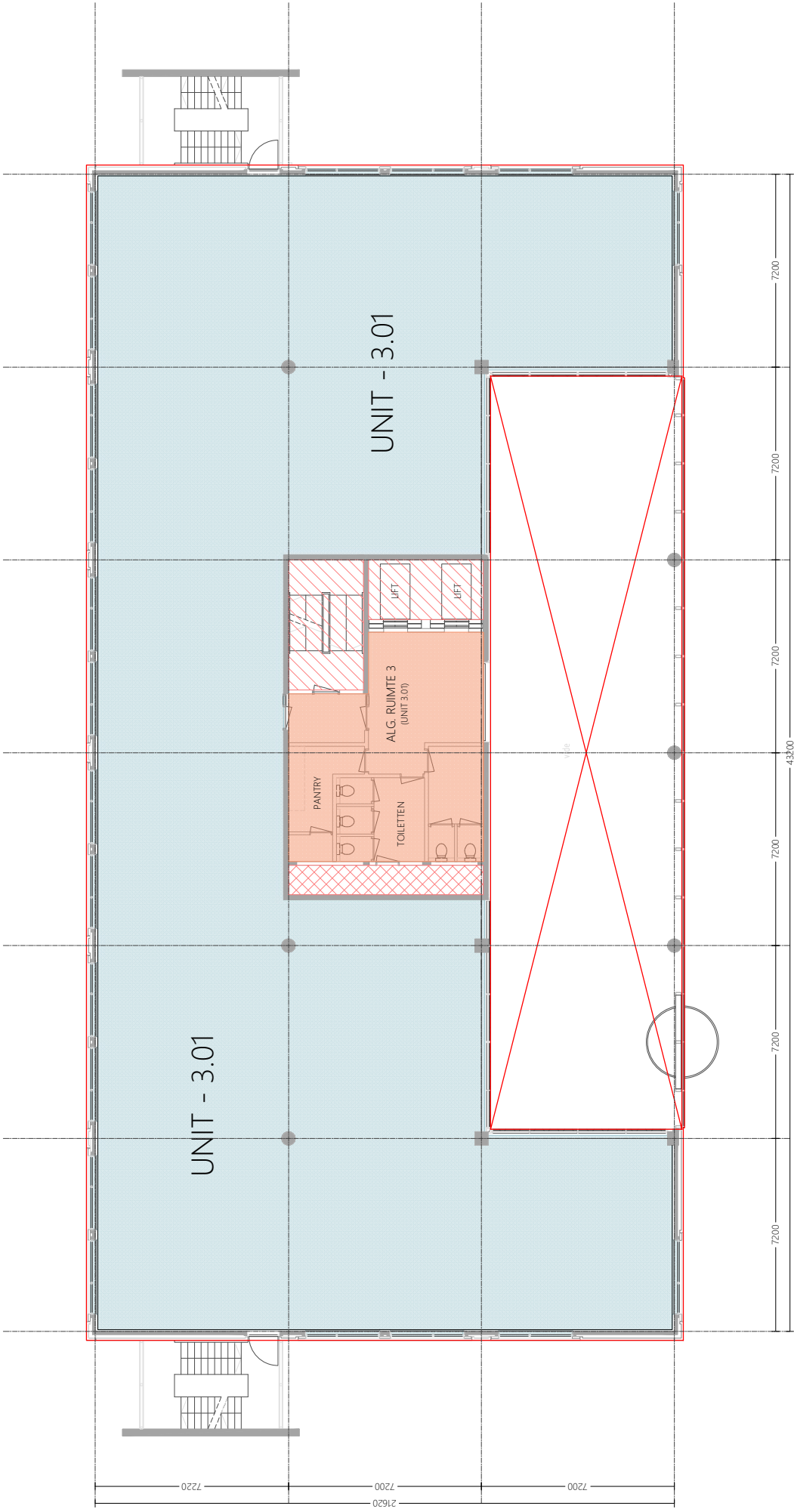
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**BOUWLAAG 3**  
1e VERDIEPING

renvooi

- bestaande indeling
- meetlijn bruto vloeroppervlakte
- ⬇ gemeten plafond hoogte
- ⊠ vides > 4m<sup>2</sup>
- ▨ verticaal verkeer
- ▨ installatieruimte
- ▨ verhuurbaar oppervlak archief
- ▨ verhuurbaar oppervlak kantoor- unit
- ▨ verhuurbaar algemeen alle huurders
- ▨ verhuurbaar algemeen specifiek



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bouwlaag

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